

025.0

0005

0020.0

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONTotal Card / Total Parcel
1,204,700 / 1,204,700

APPRaised:

1,204,700 / 1,204,700

USE VALUE:

1,204,700 / 1,204,700

ASSESSED:

1,204,700 / 1,204,700

PROPERTY LOCATION

No	Alt No	Direction/Street/City
9		TROWBRIDGE ST, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	CONRAD/BRADSHAW RYA &	
Owner 2:	MAGLIOZZI ANDREW	
Owner 3:		

Street 1:	9 TROWBRIDGE ST
Street 2:	

Twn/Cty:	ARLINGTON
St/Prov:	MA
Cntry:	
Own Occ:	Y
Postal:	02474
Type:	

PREVIOUS OWNER	
Owner 1:	MAZUREK DANIEL E & HELEN R -
Owner 2:	-
Street 1:	9 TROWBRIDGE ST
Twn/Cty:	ARLINGTON
St/Prov:	MA
Cntry:	
Postal:	02474

NARRATIVE DESCRIPTION	
This parcel contains 5,000 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1911, having primarily Vinyl Exterior and 3208 Square Feet, with 2 Units, 2 Baths, 2 3/4 Baths, 1 HalfBath, 13 Rooms, and 5 Bdrms.	

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS						
Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		5000		Sq. Ft.	Site		0	80.	1.14	1									456,000						456,000	

IN PROCESS APPRAISAL SUMMARY

Legal Description										User Acct
										16896
										GIS Ref
										GIS Ref
										Insp Date
										10/15/20

PREVIOUS ASSESSMENT										Parcel ID	025.0-0005-0020.0
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	
2020	104	FV	700,200	0	5,000.	456,000	1,156,200	1,156,200	Year End Roll	12/18/2019	
2019	104	FV	520,700	3800	5,000.	484,500	1,009,000	1,009,000	Year End Roll	1/3/2019	
2018	104	FV	520,700	3800	5,000.	353,400	877,900	877,900	Year End Roll	12/20/2017	
2017	104	FV	489,000	3800	5,000.	307,800	800,600	800,600	Year End Roll	1/3/2017	
2016	104	FV	489,000	3800	5,000.	262,200	755,000	755,000	Year End	1/4/2016	
2015	104	FV	312,400	3800	5,000.	256,500	572,700	572,700	Year End Roll	12/11/2014	
2014	104	FV	312,400	3800	5,000.	210,900	527,100	527,100	Year End Roll	12/16/2013	
2013	104	FV	325,200	3800	5,000.	200,600	529,600	529,600		12/13/2012	

SALES INFORMATION										TAX DISTRICT		PAT ACCT.	
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes				
MAZUREK DANIEL	64729-373		12/30/2014		820,000	No	No						
	9156-423		1/1/1901	Family		No	No	Daniel E Mazurek Sr D.O.D. 5/11/2014 Bk 64729					

BUILDING PERMITS										ACTIVITY INFORMATION									
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment		Date	Result	By	Name						
5/10/2018	595	Demo gar	30,000					add deck remove ga		10/15/2020	Measured	DGM	D Mann						
10/29/2015	1674	Manual	2,025							7/22/2019	Permit Visit	DGM	D Mann						
12/31/2014	1760	Renovate						Remodel kitchen an		8/15/2016	Meas/Inspect	DGM	D Mann						
12/31/2014	1759	Renovate	55,000					Remodel kitchen an		8/15/2016	Permit Visit	DGM	D Mann						
										8/15/2016	Left Notice	DGM	D Mann						
										6/16/2015	Permit Insp	PC	PHIL C						
										1/13/2009	Meas/Inspect	294	PATRIOT						
										11/2/1999	Inspected	267	PATRIOT						
										9/30/1999	Mailer Sent								

Sign: VERIFICATION OF VISIT NOT DATA _____



USER DEFINED

Prior Id # 1:	16896
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

